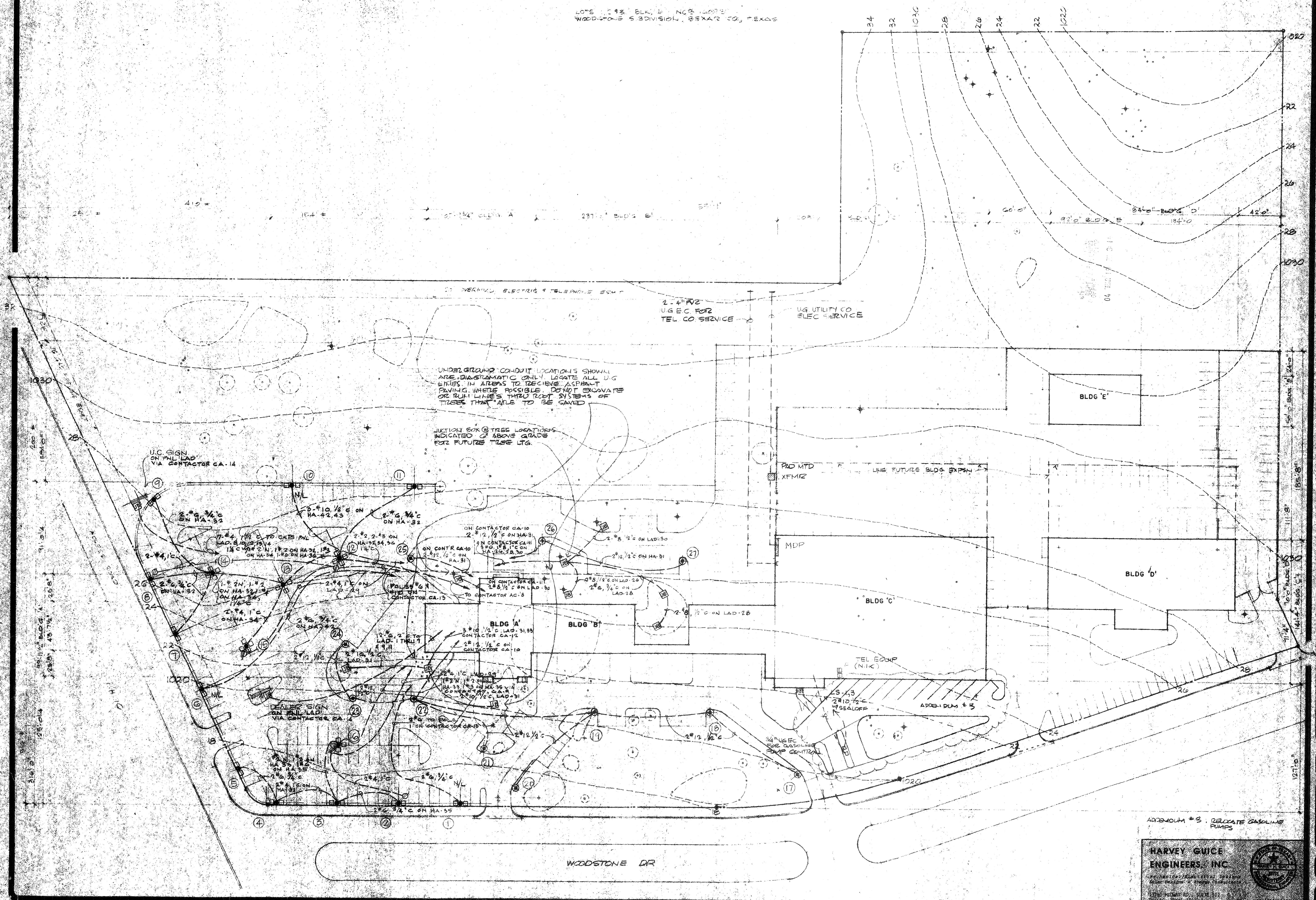
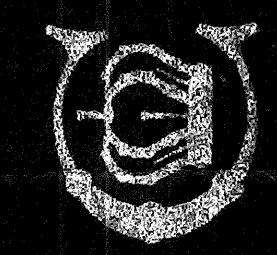


LOPE 1293 BLK. IN NO. 16093
WOODSTOCK S. DIVISION, BEXAR CO., TEXAS



VRP# 04-04-080

J. Roger Crownrich & Associates



SITE PLAN ELECTRICAL

ANTWERP, BELGIUM
SPARES DOUGLAS BUICK

ATE 3-15-83

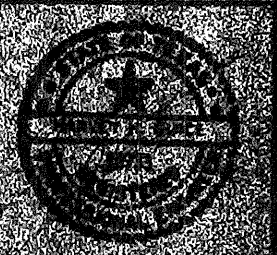
REVISIONS
2-1-83 ADD. # 3

WG 1601
NO.

42 SHT. NO. 49
OF

ADDENDUM #3: RELOCATE GASOLINE PUMPS

**HARVEY GUICE
ENGINEERS, INC.**



37102

FILED IN THE
PUBLIC RECORDS

1973 APR 24 P. 2

CURVE DATA				
NO.	RADIUS	ANGLE	LENGTH	TANGENT
9	1356.74'	16° 46' 17"	397.14'	200.0'
10	1246.74'	16° 46' 17"	364.94'	183.79'

SUBDIVISION OF PLAT

WOODSTONE SUBDIVISION

BEING SHEET 3 OF 3

A 95.924 ACRE TRACT OUT OF THE B. MONTALVO SURVEY NO. 345, ABSTRACT 493, COUNTY BLOCK 4768 AND OUT OF THE S. COKER SURVEY NO. 346, ABSTRACT 149, COUNTY BLOCK 4769, BEXAR COUNTY, TEXAS.

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT AND WHOSE NAME IS SUBSCRIBED HERETO, AND IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, ACKNOWLEDGED THAT THIS PLAT WAS MADE FROM AN ACTUAL SURVEY AND DEDICATES TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED.

Salim Freedman VICE-PRESIDENT COLUMBIA PROPERTIES, INC. OWNER

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED

LOUIS FREEDMAN, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 20th DAY OF February, A. D. 1973

Meraline Tolbert GERALDINE TOLBERT, NOTARY PUBLIC BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

Albert B. Fernandez REGISTERED PROFESSIONAL ENGINEER OR REGISTERED PUBLIC SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 19th DAY OF February, A. D. 1973

Ramon Ruiz NOTARY PUBLIC BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS, AND DRAINAGE LAYOUT.

Albert B. Fernandez REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 19th DAY OF February, A. D. 1973

Ramon Ruiz NOTARY PUBLIC BEXAR COUNTY, TEXAS

THE DIRECTOR OF PUBLIC WORKS OF THE CITY OF SAN ANTONIO HEREBY CERTIFIES THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS AS TO WHICH THIS APPROVAL IS REQUIRED.

DIRECTOR OF PUBLIC WORKS
BY: [Signature]

THIS PLAT OF WOODSTONE SUBD. HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS AND IS HEREBY APPROVED BY SUCH COMMISSION.

DATED THIS 4th DAY OF APRIL, A. D. 1973
THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS

BY: [Signature] CHAIRMAN

BY: [Signature] CLERK

STATE OF TEXAS
COUNTY OF BEXAR

I, COUNTY CLERK OF SAID COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE, ON THE DAY OF

A. D. AT M. AND DULY RECORDED THE DAY OF

A. D. AT M. IN THE RECORDS OF

OF SAID COUNTY, IN BOOK VOLUME ON PAGE

IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS

DAY OF A. D.

COUNTY CLERK, BEXAR COUNTY, TEXAS



GROVES, FERNANDEZ, LUDWIG, BARRY, TELFORD
and ASSOCIATES, INC.

Consulting ENGINEERS / PLANNERS

SAN ANTONIO, TEXAS

337802

APR 24 1973

VOL 7000

112

VRP #04-04-080

FOR NO 2031

NOTE:

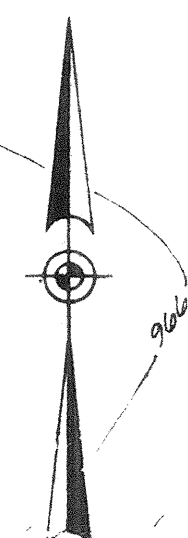
- IRON PINS SET AT ALL LOT CORNERS, ANGLE POINTS AND POINTS OF CURVES.
- TOTAL LOTS = 7
- TOTAL AREA = 95.924 ACRES
- ⊙ INDICATES BENCHMARK
- INDICATES MONUMENT

374.68
18.82
55.72

MATCH LINE

SEE SHEET 2

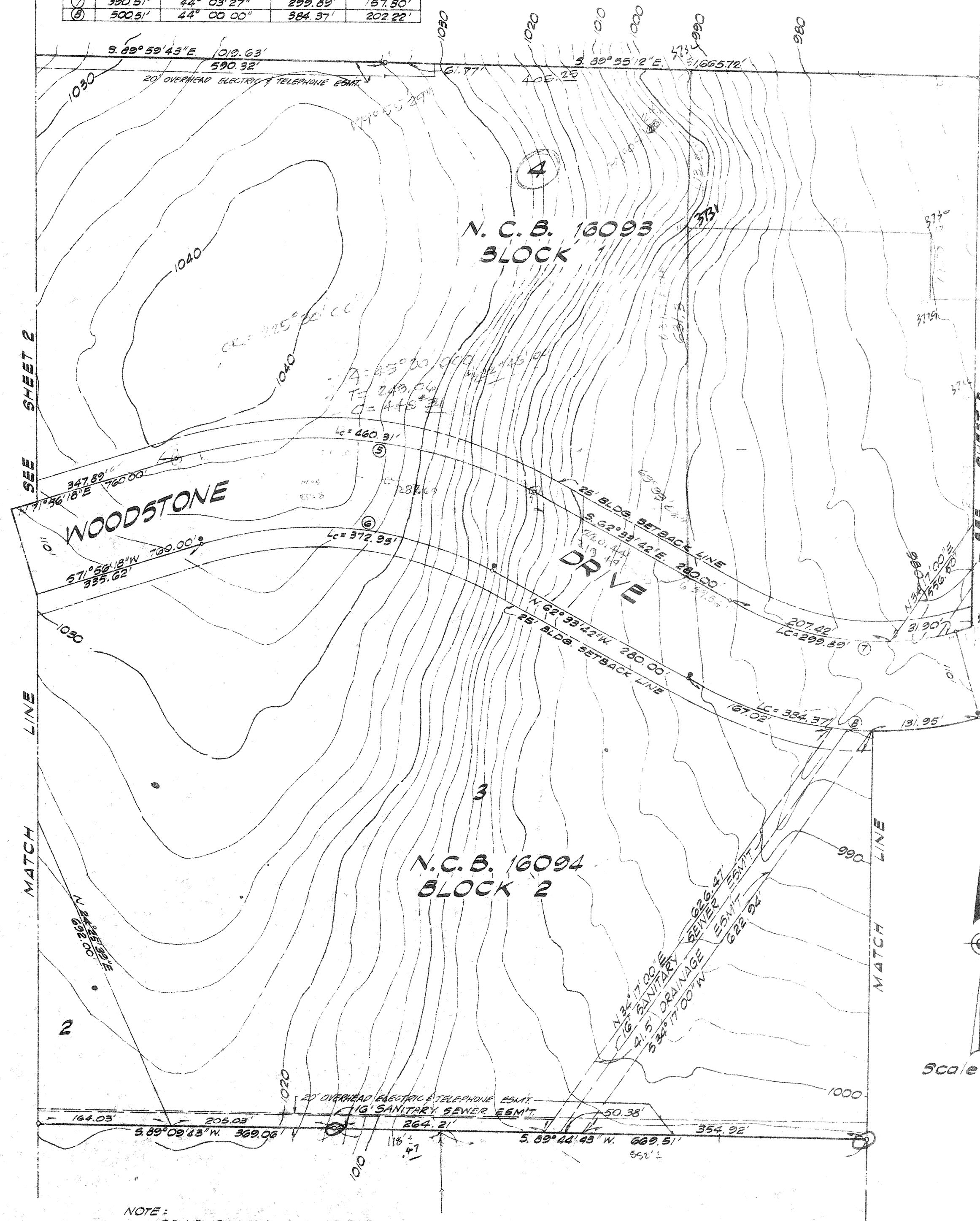
SCALE: 1" = 100'



W-280

17701
1973 FEB 20 AM 5 20

CURVE DATA				
NO	RADIUS	ANGLE	LENGTH	TANGENT
(5)	379.64'	45° 30' 00"	460.31'	243.06'
(6)	469.64'	45° 30' 00"	372.95'	186.94'
(7)	390.51'	44° 03' 27"	299.89'	157.80'
(8)	500.51'	44° 00' 00"	384.37'	202.22'



NOTE:
- IRON PINS SET AT ALL LOT CORNERS.
- POINTS OF CURVE AND ANGLE POINTS.
- TOTAL LOTS: 7
- TOTAL AREA: 95.924 Acres
① INDICATES BENCHMARK
• INDICATES MONUMENT

SUBDIVISION PLAT
OF
WOODSTONE SUBDIVISION

BEING SHEET 2 OF 3
A 95.924 ACRE TRACT OUT OF THE B. MONTALVO SURVEY NO. 345, ABSTRACT 493, COUNTY BLOCK 4768 AND OUT OF THE S. COKER SURVEY NO. 346, ABSTRACT 149, COUNTY BLOCK 4769, BEXAR COUNTY, TEXAS.

STATE OF TEXAS
COUNTY OF BEXAR
THE OWNER OF THE LAND SHOWN ON THIS PLAT AND WHOSE NAME IS SUBSCRIBED HERETO, AND IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, ACKNOWLEDGED THAT THIS PLAT WAS MADE FROM AN ACTUAL SURVEY AND DEDICATES TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED.
Louis Freedman VICE-PRESIDENT
COLUMBIA PROPERTIES, INC. OWNER

STATE OF TEXAS
COUNTY OF BEXAR
BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED
LOUIS FREEDMAN, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED THAT HE THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.
GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 20th DAY OF February, A. D. 1973.

Geraldine Tolbert
GERALDINE TOLBERT, NOTARY PUBLIC
BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR
I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.
Albert B. Fernandez
REGISTERED PROFESSIONAL ENGINEER
OR
REGISTERED PUBLIC SURVEYOR
SWORN TO AND SUBSCRIBED BEFORE ME THIS 19th DAY OF February, A. D. 1973.

Ramon Ruiz
NOTARY PUBLIC
BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR
I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS, AND DRAINAGE LAYOUT.
Albert B. Fernandez
REGISTERED PROFESSIONAL ENGINEER
SWORN TO AND SUBSCRIBED BEFORE ME THIS 19th DAY OF February, A. D. 1973.

Ramon Ruiz
NOTARY PUBLIC
BEXAR COUNTY, TEXAS

THE DIRECTOR OF PUBLIC WORKS OF THE CITY OF SAN ANTONIO HEREBY CERTIFIES THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS AS TO WHICH THIS APPROVAL IS REQUIRED.
DIRECTOR OF PUBLIC WORKS
BY: *[Signature]*
THIS PLAT OF WOODSTONE SUBD. HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS AND IS HEREBY APPROVED BY SUCH COMMISSION.
DATED THIS 4th DAY OF APRIL, 1973.
THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS
BY: *[Signature]* CHAIRMAN
BY: *[Signature]* SECRETARY

STATE OF TEXAS
COUNTY OF BEXAR
I, COUNTY CLERK OF SAID COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE _____ DAY OF _____, A. D. _____ AT _____ M. AND DULY RECORDED THE _____ DAY OF _____, A. D. _____ AT _____ M. IN THE RECORDS OF _____ OF SAID COUNTY, IN BOOK VOLUME _____ ON PAGE _____.

GROVES, FERNANDEZ, LUDWIG, BARRY, HILLFORD AND ASSOCIATES, INC.
Consulting Engineers Planners



337801 APR 24 1973 VOL 7000 111

VRP# 04-04-080 3.97-3.99 JOB NO. 203

CURVE DATA				
NO.	RADIUS	ANGLE	LENGTH	TANGENT
①	25.00'	64° 30' 00"	24.21'	15.38'
②	80.00'	115° 21' 28"	131.07'	126.44'
③	342.58'	19° 00' 00"	179.93'	90.80'
④	652.58'	19° 00' 00"	216.40'	109.20'

[illegible]

Scale: 1" = 100'

9254-92-02

SUBDIVISION OF PLAT
OF

WOODSTONE SUBDIVISION

BEING SHEET 1 OF 3

A 95.924 ACRE TRACT OUT OF THE B. MONTALVO SURVEY NO. 345, ABSTRACT 493, COUNTY BLOCK 4768 AND OUT OF THE S. COKER SURVEY NO. 346, ABSTRACT 149, COUNTY BLOCK 4769, BEXAR COUNTY, TEXAS.

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT AND WHOSE NAME IS SUBSCRIBED HERETO, AND IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, ACKNOWLEDGED THAT THIS PLAT WAS MADE FROM AN ACTUAL SURVEY AND DEDICATES TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED.

James Freedman
VICE - PRESIDENT

COLUMBIA PROPERTIES, INC
OWNER

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED

LOUIS FREEDMAN, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and considerations therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 20th DAY OF February
A. D. 1973

A. D. 1973

Geraldine Tolbert
GERALDINE TOLBERT NOTARY PUBLIC
BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

Albert B. Fernandez
REGISTERED PROFESSIONAL ENGINEER

OR
REGISTERED PUBLIC SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 19th DAY OF February
A. D. 1973

A. D. 1973

Ramon Ruiz

 NOTARY PUBLIC
 BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS, AND DRAINAGE LAYOUT.

Albert B. Fernandez
REGISTERED PROFESSIONAL ENGINEER

19th DAY OF Feb

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE 19th DAY OF February 1973

73

Ramon Ruiz NOTARY PUBLIC
BEXAR COUNTY, TEXAS

THE DIRECTOR OF PUBLIC WORKS OF THE CITY OF SAN ANTONIO HEREBY CERTIFIES THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS AS TO WHICH THIS APPROVAL IS REQUIRED.

~~DIRECTOR OF PUBLIC WORKS~~

THIS PLAT OF WOODSTONE SUBD. HAS BEEN
SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO,
TEXAS AND IS HEREBY APPROVED BY SUCH COMMISSION.

DATED THIS 4th DAY OF APRIL A.D. 1973
THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS

BY: Matt Decker

STATE OF TEXAS
COUNTY OF BEXAR

I, _____, COUNTY CLERK OF SAID COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT OF WRITING WITH ITS CERTIFICATE OF AUTHENTICATION

WAS FILED FOR RECORD IN MY OFFICE, ON THE _____ DAY OF _____

A. D. _____ AT _____ M. AND DULY RECORDED THE _____ DAY OF _____,
A. D. _____ AT _____ M. IN THE RECORDS OF _____

OF SAID COUNTY, IN BOOK VOLUME _____ ON PAGE _____

IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE, THIS _____
DAY OF _____ A. D. _____

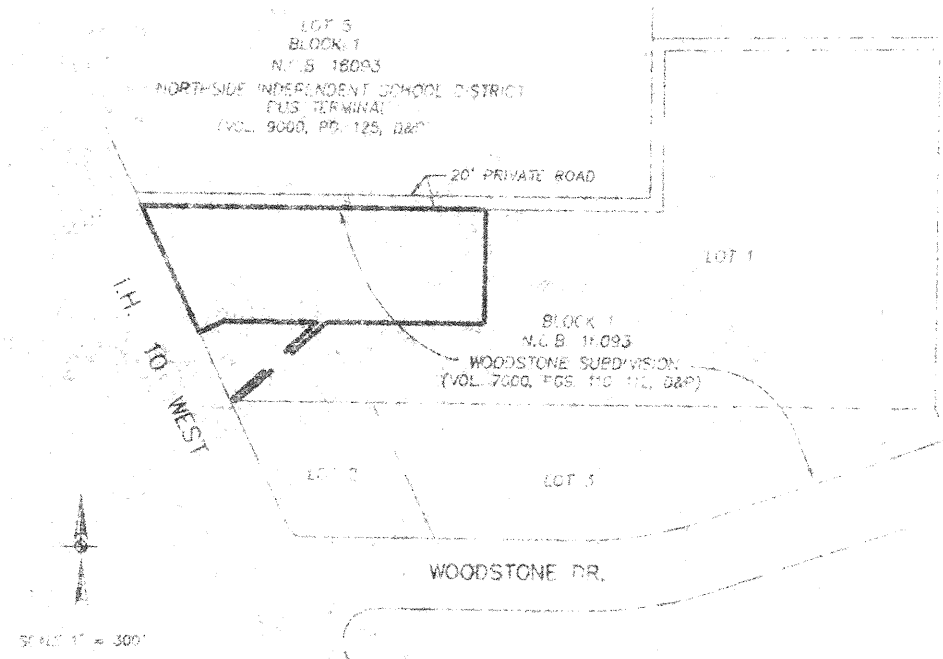
COUNTY CLERK, BEXAR COUNTY, TEXAS

3 VOL BY: 7000

110 DEPUTY

VRP# 04-04-08C

JOB NO. 203/



AREA BEING REPLATTED THROUGH PUBLIC HEARING

THE AREA BEING REPLATTED, BEING A PORTION OF LOT 1, BLOCK 1, NEW CITY BLOCK 16093, WOODSTONE SUBDIVISION, WHICH IS RECORDED IN VOLUME 7000, PAGE 110 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.

STATE OF TEXAS
COUNTY OF BEXAR

I, (WE), THE OWNER(S) OF THE LAND SHOWN ON THIS REPLAT HEREBY CERTIFY THAT THIS REPLAT DOES NOT AMEND OR REMOVE ANY COVENANTS OR RESTRICTIONS. I (WE) FURTHER CERTIFY THAT NO PORTION OF THIS REPLAT WAS LIMITED DURING THE PRECEDING FIVE YEARS BY ANY INTERIM OR PERMANENT ZONING CLASSIFICATION TO RESIDENTIAL USE FOR NOT MORE THAN TWO RESIDENTIAL UNITS PER LOT, OR THAT ANY LOT IN THE PRECEDING PLAT WAS LIMITED BY DEED RESTRICTIONS TO RESIDENTIAL USE FOR NOT MORE THAN TWO RESIDENTIAL UNITS PER LOT.

CURTIS C. GUNN, INC.
OWNER

ROBERT H. BOMER, PRESIDENT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 19th DAY OF July, A.D. 19 97

June M. Falcon
NOTARY PUBLIC IN AND FOR THE
STATE OF TEXAS

MY COMMISSION EXPIRES: JUNE 27, 1998

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS AND DRAINAGE LAYOUT AND TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION ORDINANCE, EXCEPT FOR THOSE VARIANCES THAT MAY HAVE BEEN GRANTED BY THE PLANNING COMMISSION OF THE CITY.

REGISTERED PROFESSIONAL ENGINEER

SWORN TO AND SUBSCRIBED BEFORE ME THIS 18th DAY OF June, A.D. 19 97

Richard L. Lott
NOTARY PUBLIC
BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT IN PERSON OR THROUGH A FULLY AUTHORIZED AGENT, DEDICATES TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATER-COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

CURTIS C. GUNN, INC.
OWNER

ROBERT H. BOMER, PRESIDENT

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED ROBERT H. BOMER, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED. GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 1st DAY OF July, A.D. 19 97

June M. Falcon
NOTARY PUBLIC
BEXAR COUNTY, TEXAS

NOT: The City of San Antonio, in part of its authority and jurisdiction (City Public Service Board) is hereby directed to install a 20' right-of-way for electric, gas, water, sewer and storm water facilities in the areas designated on this plat as "Electric Easement", "Gas Easement", "Water Easement", "Sewer Easement", "Storm Water Easement", "Overhead Electric Easement", "Overhead Gas Easement", "Overhead Water Easement", "Overhead Sewer Easement", "Overhead Storm Water Easement", "Overhead Electric Easement", "Overhead Gas Easement", "Overhead Water Easement", "Overhead Sewer Easement", "Overhead Storm Water Easement".

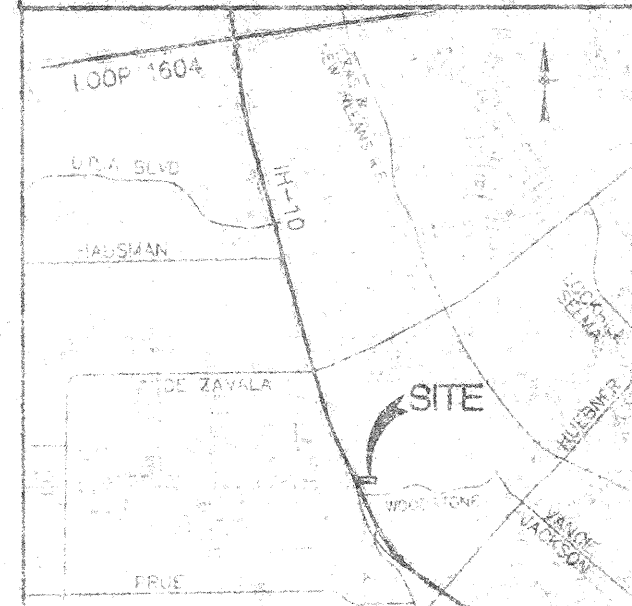
Any CPE (Circuit Protection Equipment) resulting from modifications required on CPE equipment located within said easement, due to grade changes or ground elevation alterations, shall be deemed to be the responsibility of the person or persons deemed responsible for any grade changes or ground elevation alterations.

This plat does not amend, alter, release or otherwise affect any existing electric, gas, water, sewer, drainage, telephone, cable television or any other easements for utilities which are shown on this plat and are not shown on the plat.

WATERWATER EQUIVALENT
THE NUMBER OF WATERWATER EQUIVALENT DWELLING UNITS (EDU's) PAID FOR THIS SUBDIVISION PLAT ARE PERMITTED BY THE SAN ANTONIO WATER SYSTEM UNDER THE PLAT NUMBER ISSUED BY THE PLANNING DEPARTMENT.

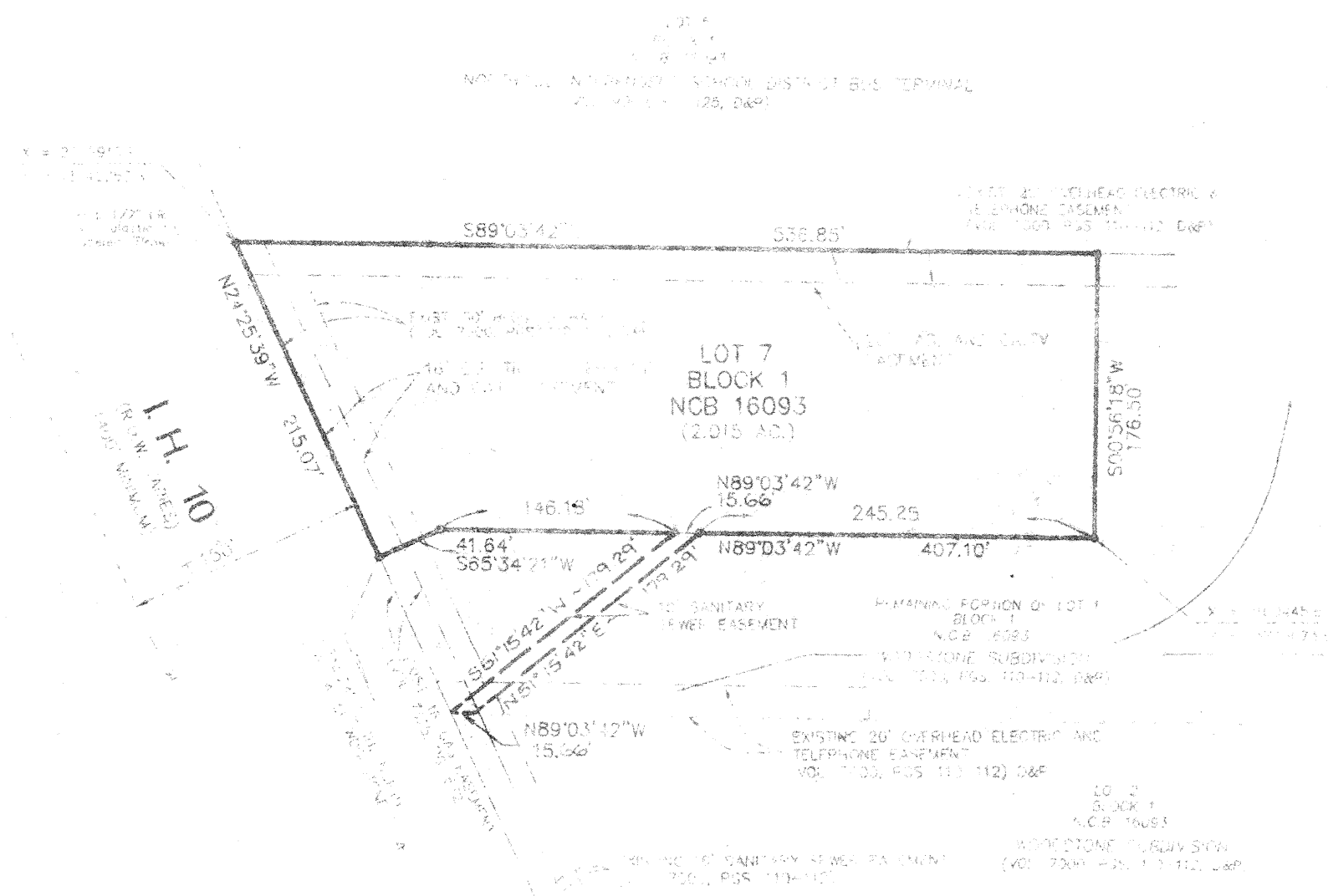
ALERT
D&P - DRAINAGE & PLAT FLOORING
F&S - FOUND 1/2" IRON ROD
CATV - CABLE TELEVISION

PLAT NO. 970161



LOCATION MAP
N.T.S.

SCALE 1" = 100'



NOTES

- 1/2" IRON RODS WITH YELLOW CAP MARKED "F-E" SET AT ALL CORNERS UNLESS OTHERWISE NOTED.
- BEARINGS ARE BASED ON WOODSTONE SUBDIVISION, RECORDED IN VOLUME 7000, PAGES 110-112 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.
- MONUMENTATION FOR THIS SURVEY HAVING BEEN BASED ON THOSE FOUND ON GROUND AND SHOWN HEREON.
- NAD 83 COORDINATES WERE DERIVED FROM LOG #112, 1985 (D.W. #A0967) N 13°50'20" E 535.5' E 2099442.4022
- DIMENSIONS SHOWN ARE SURFACE AND A SCALE FACTOR IS 0.999808.
- BEARINGS SHOWN MUST BE ROTATED 9° 32' 47" COUNTER CLOCKWISE TO MATCH NAD 83.
- FOR RESIDENTIAL DEVELOPMENT DIRECTLY ADJACENT TO STATE R.O.W., THE DEVELOPER SHALL BE RESPONSIBLE FOR ADEQUATE SETBACK AND/OR SOUND ABATEMENT MEASURES FOR FUTURE NOISE MITIGATION.
- OWNER/DEVELOPER IS RESPONSIBLE FOR PREVENTING ANY ADVERSE IMPACT TO THE EXISTING DRAINAGE SYSTEM WITHIN THE HIGHWAY R.O.W.
- MAXIMUM ACCESS POINTS TO STATE HIGHWAY FROM THIS PROPERTY WILL BE REGULATED AS DIRECTED BY REGULATIONS FOR ACCESS DRIVEWAYS TO STATE HIGHWAYS. BASED ON OVERALL PLATTED FRONTAGE OF PARENT TRACT OF 545.10'. ACCESS POINTS EXIST AND NO FURTHER ACCESS POINTS WILL BE PERMITTED.
- ANY SIDEWALKS TO BE CONSTRUCTED WITHIN STATE R.O.W. ALONG FREEWAY FRONTAGE SHALL BE LOCATED DIRECTLY ADJACENT TO THE R.O.W. LINE.

PAPE-DAWSON **PD** ENGINEERS

STATE OF TEXAS
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THE PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACCURATE SURVEY OF THE PROPERTY AND UNDER MY SUPERVISION ON THE GROUND.

Paul D. Lott
REGISTERED PROFESSIONAL LAND SURVEYOR

SWORN TO AND SUBSCRIBED BEFORE ME THIS 20th DAY OF August, A.D. 19 97

Paul D. Lott
NOTARY PUBLIC
BEXAR COUNTY, TEXAS

STATE OF TEXAS
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED George R. Bickel, COUNTY CLERK OF SAID COUNTY, AND HE CERTIFIED THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE DAY OF August, A.D. 19 97 AT 2:34 P.M. AND DULY RECORDED IN THE RECORDS OF THE 12 DAY OF August, 19 97 AT 2:34 P.M. IN THE RECORDS OF SAID COUNTY, IN BOOK VOLUME 9559 ON PAGE 191.

IN TESTIMONY WHEREOF, WITH MY HAND AND OFFICIAL SEAL OF OFFICE, THIS 12 DAY OF August, A.D. 19 97



COUNTY CLERK, BEXAR COUNTY, TEXAS
BY: Edward J. Lott, DEPUTY

REPLAT ESTABLISHING LAND ROVER SUBDIVISION

BEING 2.005 ACRES OF LAND, OF LOT 1, BLOCK 1, NEW CITY BLOCK 16093, WOODSTONE SUBDIVISION IN THE CITY OF SAN ANTONIO, AS RECORDED IN VOLUME 7000, PAGES 110-112 OF THE DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS.

THIS PLAT OF LAND ROVER SUBDIVISION HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF SAN ANTONIO, TEXAS, AND IS HEREBY APPROVED BY SUCH COMMISSION. DATED THIS 23 DAY OF July, A.D. 19 97

BY: Paul D. Lott
CHAIRMAN
BY: Edward J. Lott
SECRETARY

1/1RP# 04-04-080

3495.01



City of San Antonio

New

Vested Rights Permit APPLICATION

CITY OF SAN ANTONIO
DEPT. OF PLANNING
OFFICE OF DIRECTOR

04 MAR 19 AM 8:56

Permit File: # VRP 04-04-080
Assigned by city staff

Date: _____

1. All applicable information on application must be legibly printed or typed for processing. If application is completed on behalf of the property owner please attach power of attorney or letter of agent.
2. Please complete this application and attach 2 maps of the property and 2 sets of all supporting documents along with appropriate fee.

Note: All Applications must have a Site Map showing the Area Boundary (Attached).

Owner: Curtis C. Gunn, Inc. Phone: (210) 472-2501 Fax: (210) 472-2058

Address: 227 Broadway, San Antonio, TX Zip code: 78205

Engineer/Surveyor: Pape-Dawson Engineers, Inc. Phone: (210) 375-9000 Fax: (210) 375-9010

Address: 555 East Ramsey, San Antonio, TX Zip code: 78216

1. Name of Project: GUNN ACURA
2. Site location or address of Project: Northeast corner of intersection of IH-10 and Woodstone Drive
3. Council District 8 ETJ NO Over Edward's Aquifer Recharge? () yes (X) no
4. What is the specific purpose of this Project and the expected use(s) to be created by this Project (type of development, number of buildings, type of building(s), specific use(s) of those buildings, etc.)? Please be aware that the city must understand exactly what this Project is expected to accomplish in order to evaluate this application. Two additions to existing car dealership and one new additional building including two showrooms, a "make ready" facility, and associated improvements on lots 1,2,3, block 1, N.C.B. 16093(12.840 Acres) Woodstone Subdivision.
5. What is the date the applicant claims rights vested for this Project? APRIL 24, 1973
6. What, if any, construction or related actions have taken place on the property since that date? Current site includes six buildings, pavement, and utilities supporting a car dealership and auto repair shop.

Permit File # 04-04-080

7. By what means does the applicant claim rights vested for this Project? *Please specify all that may be applicable.*

• **PERMIT**

Type of Permit: _____ Date of Application: _____

Permit Number: _____ Date issued: _____

Expiration Date: _____ Acreage: _____

• **MASTER DEVELOPMENT PLAN (MDP) (Formerly POADP)***

accepted prior to September 1, 1997 are subject to permit right conditions within 18 months from the effective date of the development rights ordinance (9/25/97) and projects submitted after September 1, 1997 are subject to 18 months for the POADP acceptance date.

Name: _____ # _____

Date accepted: _____ Expiration Date: _____ MDP Size: _____ acres

• **P.U.D. PLAN**

Name: _____ # _____

Date accepted: _____

• **Plat Application**

Plat Name: _____ Plat # _____ Acreage: _____

Date submitted: _____ Expiration Date: _____

(Note: Plat must be approved within 18 months of application submittal date).

• **Approved Plat**

Plat Name: WOODSTONE SUBDIVISION Plat # N/A Acreage: 95.924

Approval Date: April 4, 1973 Plat recording Date: April 24, 1973

Expiration Date: N/A Vol./Pg. 7000/110-112

(Note: If plat is not recorded within 3 years of plat approval permit rights will expire).

• **Other**

NOTE: Filing a knowingly false statement on this document, or any attached document, is a crime under §37.02 and §37.10 of the Texas Penal Code, punishable as a state jail felony by up to two years in jail and fine of up to \$10,000.

I hereby certify that all information this Application and the attached documents is true and correct and that it is my belief the property owner is entitled to Vested Rights for this Project.

Print name: Kelly Collins Signature: [Signature] Date: 2.5.04

Sworn to and subscribed before me by Kelly Collins on this 5 day
of FEBRUARY in the year 2004 to certify which witness my hand and seal of office.



Glenda L. Morris
Notary Public, State of Texas
My Commission Expires June 11, 2005

City of San Antonio use

Permit File: # _____
Assigned by city staff

Date: _____

☒ Approved

☐ Disapproved

Review By: 7114 f.

Date: 3/19/04

Comments:

A.s. of April 24, 1973, Date of
Sub'd. Plat Recordation for the
WOODSTONE SUB'D PLAT.
VOL. 7000, PG. 110-112



INFORMATION REQUESTED FOR VESTED RIGHTS DETERMINATION
(PER UDC 35-B124)

a) Name and address of Applicant:

Curtis C. Gunn, Inc.
227 Broadway
San Antonio, TX 78205

b) Project description and name of subdivision or development, if applicable:

Description:

The project is proposed to consist of two additions to an existing car dealership and one new additional building including two showrooms, a "make-ready" facility, and associated improvements.

Acreage of site:

12.840 acres (559,310 sq. ft.)

Name of Subdivision:

Woodstone Subdivision (Lots 1, 2, & 3, Block 1, N.C.B. 16093)

c) Location of development:

The site is located on the northeast corner of I.H.-10 and Woodstone Drive.

d) Total land area, in square feet:

The total land area of the site is 559,310 sq. ft.

e) Total area of impervious surface, in square feet:

The total area of impervious surface is approximately 320,000 sq. ft.

f) Number of residential dwelling units, by type:

There are no residential dwelling units on this site.

g) Type and amount of non-residential square footage:

The total non-residential square footage of existing buildings on the site is 69,633 sq. ft. This acreage consists of:

CITY OF SAN ANTONIO
DEPT. OF PLANNING
OFFICE OF DIRECTOR
04 MAR 19 AM 8:56

Collision Repair Buildings: 50,810 square feet
Sales building: 17,169 square feet
Car rental building: 1,654 square feet
Total: 69,633 square feet

h) Phases of the development, if applicable:

This project is expected to be completed in a single phase.

i) Verified or certified copies of all development permits, contracts, appraisals, reports, correspondence, letters, or other documents or materials upon which the Applicant's claim for vested rights of equitable estoppel is based:

Please see attached recorded plats of Woodstone Subdivision and Landrover Subdivision.

j) A Sworn Statement, in a form prescribed by the City, and signed by the Applicant:

Please see attached prescribed Vested Rights Permit application, signed by the applicant.

k) A legal description of the Property:

12.840 acres of land, being all of Lots 2 & 3, plus the remainder of Lot 1, of Woodstone Subdivision Unit-1, Bexar County, Texas recorded in Volume 7000, Pages 110-112 of the Deed and Plat Records of Bexar County, Texas.

Curtis C. Gunn

227 Broadway • San Antonio, Texas 78205

Phone (210) 472-2501

CHECK# 48442

48442

PAY **ONE HUNDRED SIXTY DOLLARS AND 00/100**

DATE

AMOUNT

TO THE
ORDER
OF

THE CITY OF SAN ANTONIO

02/06/04

\$160.00

Curtis C. Gunn

VOID AFTER 90 DAYS

FROST NATIONAL BANK
CORPUS CHRISTI, TEXAS 78411

⑈048442⑈



⑈114923222⑈

29 4038762⑈

NAME

NUMBER

DATE

THE CITY OF SAN ANTONIO

11249

02/06/04

VESTED RIGHTS PERMIT APPLICATION

DATE ACCT# CTRL#
02/06/04 247BAMOUNT
160.00**GUNN***The Driving Force*REMITTANCE ADVICE
DETACH AND RETAIN**Curtis C. Gunn**227 Broadway • San Antonio, Texas 78205
Phone (210) 472-2501

CHECK NO.

48442

NET
AMOUNT

\$160.00